

LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
July 13, 2016

The Lake Santee Property Owners Association Board of Directors met on July 13, 2016 in the Community Room. President Richard Veach presided and called the meeting to order at 7:30 PM. Other Directors present were Polly Ann Fox, Angel Hocker, Vicki Wilson, David Martin, Jim Massingale, Carol Goodwin, Ron Day and Mike Cutrufelli. Employees present were Joe Jarman (92), Jim Hornig (668) and Brad Jones. Members present were Rich Veach (1386), Nancy Day (1645), Claire and Nancy Fredrickson (348), Dan and Nancy Archiable (252), Stephanie Peetz (640), Ronda Peetz (941), Gina Fehrenbach and Dave Julien (118), Michael Dora (550), Scott and Shannon Gibbs (352), Charles and Terri Suiters (1416), Maurie Goodwin (894), and Bob Reger (123).

President Veach called for a review of the minutes of the June 8, 2016 meeting. The minutes were approved on a motion by Mike, seconded by Ron.

Angel Hocker gave a brief review of the Treasurer's report. The Treasurer's report was approved subject to audit.

Angel then presented the following bills to the Board for approval:

Apparelmaster	\$ 390.42	New Point Stone	\$ 7,003.19
Becker Electric Supply Co.	\$ 9.86	Steve Pfenninger	\$ 750.00
Best Way Disposal	\$ 1,575.66	Premier Companies	\$ 2,255.26
Best Way Disposal HT	\$ 1,040.96	Prince Minerals	\$ 3,102.16
Cardinal Pest Control	\$ 45.00	Pat Richards	\$ 135.00
Circle Printing LLC	\$ 20.00	Scheidler Brothers	\$ 80.37
Fraley Implement Sales	\$ 185.11	Stones Farm Service	\$ 400.24
Gillman Home Center	\$ 30.46	Stones Napa	\$ 294.04
Greensburg Tool & Supply	\$ 639.27	The Office Shop	\$ 102.48
Brad Jones	\$ 293.66	Tim Lecher Farm Service	\$ 51.09
Kramer Kreations	\$ 324.52	Tommys Diesel Shop	\$ 787.06
Lake Santee RWWD	\$ 449.64	Tops Home Center	\$ 174.02
Laker Electric & Plumbing	\$ 37.12	Wallpe's Feed & Supply	\$ 136.96
Levensteins Carpet	\$ 19.06	Walters Tire Center	\$ 32.00
Negangard Party Rental	\$ 508.25	W. Amos (Chicago Farmer)	\$ 500.00
Floyd Myer	\$ 130.00	Circle City Pyrotechnics	\$ 5,000.00
U.S. Post Office	\$ 376.00	TOTAL:	\$ 26,878.86

After presentation, the bills were approved for payment on a motion by Carol, seconded by Mike.

MEMBER INTRODUCTIONS AND COMMENTS

Members were asked to introduce themselves and were given the opportunity to express comments.

Ronda Peetz commented that the front of the Sea Shack and the Office looks fabulous and thanked the Booster Club for taking on, funding and completing the project.

Terri Suiters thanked everyone for their support and donations for the July 2nd Women's Club Bake Sale, in particularly Vicki who donated a great deal. Terri also stated that the Women's Club Auction will be held August 13th starting at 6:00pm

CORRESPONDENCE

Brad stated that the board received a letter from the Clarksburg Christian Church thanking the Board for their support and allowing them to hold their annual picnic at the main beach.

Brad also received an email from a member concerning loud music that is being played on some boats while on the water. The member was just asking others to be considerate of other owners and turn it down a bit.

Dick discussed some correspondence that he received concerning the Lake's rule that restricts drivers from standing, kneeling or sitting on the seat back while pulling a tube or skier. The member received a warning for this, but feels that it is too dangerous to sit until the boat planes out and thinks that the Lake needs to revisit this rule and get it up to Coast Guard standards. Dick stated that he will turn this over to Polly and the Rules and Regulations Committee.

COMMITTEE REPORTS

Rules & Regulations – Polly Ann Fox

Polly stated that the rules committee has nothing to report at this time but will look into the rule concerning standing until the boat planes out.

Recreation – Carol Goodwin

Carol exclaimed that the 4th of July celebration and fireworks went well and had almost no rain, and that she was able keep the band. She went on to say fireworks were again spectacular and it seemed fun was had by all.

The second Corn Hole Tournament came to be met with another no-show event. She is considering changing the time of the events as she was assured by many who want the event to succeed.

This upcoming weekend will be Kids weekend, which will encompass a water balloon fight, and then the Golf Cart run both on Saturday. Sunday will be the Lake Santee Bass Club Team Bass Tournament and Saturday the 23rd will be live entertainment at 7:00pm, Steve Jeffris in the amphitheater, with a free will offering. A full list of events is printed in the Smoke Signals and on the webpage.

Lakes & Beaches – David Martin

David joked that Carol has passed her rain delays and cancellations onto him because he had to cancel the youth fishing tournament due to rain. David is looking into the best time to reschedule this event, possibly Labor Day weekend.

David also explained that KFAB completed the test umbrella. The Board is not thrilled about the netting used to keep the birds from nesting inside the umbrella and David is looking into other options. He is getting pricing on vinyl underlay.

Membership – Vicki Wilson

Vicki presented the following new members:

- Tim & Sheryl Butcher Lot 1534
- John & Pamela Cole Lot 547
- Mark & Tamilyn Adams Lot 1188
- Bradley & Ginay Bowman Lots 998, 999, 1184, 1185
- Justin McCreary Lots 242, 243, 244

Community Room Committee – Vicki Wilson

Vicki informed members that the carpets have all been cleaned. She also announced that this month the community room was used for five parties, a couple of family reunions and then the normal monthly events and meetings.

Building Committee – Jim Massingale

The following building permits were issued in June 2016:

- Betty Young, Lot 475 48” Wire Fence
- Doug & Jill Rynard, Lot 777,778 House, Unattached garage, culvert & tile
- Justin McCreary, Lot 243 48” Fence
- Mark Andrews, Lot 1610 Re-shingle roof-asphalt shingles

Clean Up – Jim Massingale

Jim stated that members have cleaned up most of the brush pile issues and that he sent out sixteen “Thank you” letters, five first letters, and three second.

Roads & Maintenance – Ron Day

Ron thanked maintenance for getting the community ready for the 4th of July celebration weekend. The crew has been working on mowing and trimming and is now working on the fencerow along the county roads. The crew will be putting down the lignin on the gravel roads once the rain stops for a couple of days in a row.

Security – Mike Cutrufelli

Mike thanked the security team for all of their hard work especially over the holiday weekend.

Mike stated that he is in the process of looking for a new security boat to replace the current one and will be getting bids.

Mike reminded the membership that school will be starting in a couple of weeks. Flyers concerning the school bus will go out soon and security will be following along to ensure the safety of our kids. Please remember that if you are having construction done on your property, no construction vehicles can be parked along the main road during pick-up and drop-off hours. Students will be heading back to school on August 3rd.

Mike was happy to announce that the security team will be receiving 2 iPhones complete with a data package thanks to Brad.

Clarksburg VFD Knox Box update

Mike stated that order forms and a flyer would be published in the Smoke Signals.

OLD BUSINESS

Review of the Booster Club beautification project

Dick thanked the Booster Club again for their wonderful donation to the Office and the Sea Shack. Dick especially thanked Nancy Fredrickson and Paul Gosnell for the idea and all of their hard work. The Board wants to complete the job by getting the deck railing replaced and the existing posts wrapped with a vinyl overlay. This will be discussed again in new business. The project is estimated to cost \$3,600. Nancy took a second to thank all of the Booster Club members by name for their commitment and help.

NEW BUSINESS

Appointment of Election Committee

Dick announced the appointment of the election committee and asked for Board approval on the following members: Sharon Kobeski, Brent Montgomery, Craig Duncan, and Ginger Ryle. The compilation of committee members was approved on a motion by Mike, seconded by Carol.

The completion and wrap of the decking rails and spindles at the Sea Shack was revisited. Again, the project is estimated to cost around \$3,600 for the 123 feet of railing and will

complete the look of the project the Booster Club began. Approval was given for the go ahead on this project on a motion by Ron, and seconded by David using some unused set aside money for another project.

Pavilion project

The Lake received word that a construction company had a number of trusses that they would like to donate to the Lake to use as they wish. The construction company, Wilhelm Construction, who Scott Gibbs works for donated the trusses to the Clarksburg Community Volunteer Fire Department and the LSPOA. The Lake plans on using these to build a shelter where the old basketball court is currently. The remainder of the project will cost less than \$4000. Thank you to Scott and his employer for this useful and wonderful donation.

Engagement agreement with Alerding

Dick asked the Board for approval to sign a contract with Alerding to complete the annual compilation report for the association. Approval was granted on a motion by Vicki, seconded by Polly.

ETC Business Cellular contract

Brad discussed the new deal he has arranged with ETC on 2 new smart phones for security and a mil-spec phone for on-call maintenance. The phones will cost around \$910 to purchase, but Brad was able to get service for the same amount being paid currently for non-smart phones with no data. The monthly service costs will be \$105 and would cost \$160 through Verizon. The purchase and service change was accepted on a motion from Carol, seconded by Mike.

Restaurant contract

The contract for the Sea Shack is up for renewal August 1st. After running numbers, the Board has decided to offer the current lease price, and is happy to offer this renewal to the Sea Shack. The Board has not heard from the Sea Shack one way or the other at this time if it is their intention to continue. This renewal decision was approved on a motion by Ron, and seconded by Polly.

MANAGER'S REPORT

Brad announced that gate guards at both entrances were able to collect \$4,246.22 in donations towards the annual fireworks presentation.

Heavy trash cost us \$1,040.96 this year and we only collected \$557, and we believe there may have been items placed in it from the county roads.

Brad also stated that he was able to redeem \$125 in rewards on the credit card services.

Recently Brad was able to attend the Greensburg / Decatur County Economic Development Corporation annual meeting and luncheon June 9th.
Keep looking at the Facebook page and the webpage for updated information.

There being no further business, Mike moved to adjourn, seconded by Carol, motion carried. The next regular meeting will be held on August 10, 2016 at 7:30 PM in the Community Room.

Respectfully submitted,

Angel Hocker, Secretary